

PROPERTY LOCATION

No	Alt No	Direction/Street/City
54		HUTCHINSON RD, ARLINGTON

OWNERSHIP

Owner 1:	RUSHMORE JENNIFER M		
Owner 2:			
Owner 3:			
Street 1:	54 HUTCHINSON RD		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	DANAGHER SEAN L & PAMELA L -		
Owner 2:	-		
Street 1:	54 HUTCHINSON RD		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .291 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1946, having primarily Brick Veneer Exterior and 2610 Square Feet, with 1 Unit, 2 Baths, 2 3/4 Baths, 0 HalfBath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R0	LARGE LOT		water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		12678		Sq. Ft.	Site		0	70.	0.79	4			Golf co	25					700,295						700,300	

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	12678.000	611,200		700,300	1,311,500
Total Card	0.291	611,200		700,300	1,311,500
Total Parcel	0.291	611,200		700,300	1,311,500
Source: Market Adj Cost		Total Value per SQ unit /Card:		502.53	/Parcel: 502.53

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	611,200	0	12,678.	700,300	1,311,500		Year end	12/23/2021
2021	101	FV	592,400	0	12,678.	700,300	1,292,700		Year End Roll	12/10/2020
2020	101	FV	589,700	0	12,678.	700,300	1,290,000	1,290,000	Year End Roll	12/18/2019
2019	101	FV	379,500	0	12,678.	700,300	1,079,800	1,079,800	Year End Roll	1/3/2019
2018	101	FV	379,500	0	12,678.	600,300	979,800	979,800	Year End Roll	12/20/2017
2017	101	FV	379,500	0	12,678.	560,200	939,700	939,700	Year End Roll	1/3/2017
2016	101	FV	380,400	0	12,678.	480,200	860,600	860,600	Year End	1/4/2016
2015	101	FV	360,100	0	12,678.	430,200	790,300	790,300	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
10/7/2021	SQ Returned	JO	Jenny O
9/16/2021	SQ Mailed	JO	Jenny O
9/30/2016	Permit Visit	DGM	D Mann
9/30/2016	Meas/Inspect	DGM	D Mann
5/23/2013	Info Fm Prmt	EMK	Ellen K
6/27/2012	External Ins	BR	B Rossignol
6/17/2009	Info At Door	189	PATRIOT
9/19/2005	Fieldrev-Chg	BR	B Rossignol
7/7/2004	MLS	MM	Mary M

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	64094
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

